

**REPORT/RECOMMENDATION TO THE BOARD OF SUPERVISORS
OF SAN BERNARDINO COUNTY, CALIFORNIA
AND RECORD OF ACTION**

August 31, 1999

**FROM: RICHARD A. BAKER, Director
Architecture & Engineering Department**

**SUBJECT: AUTHORIZE ISSUANCE OF PURCHASE ORDERS TO PINKERTON SYSTEMS
INTEGRATION; JOHNSON CONTROLS; SEELEY BROTHERS; MURRAY
COMPANY; AND MORROW MEADOWS CORPORATION; FOR COMPLETION OF
CORRECTIVE WORK AT THE ARROWHEAD REGIONAL MEDICAL CENTER**

RECOMMENDATION: Authorize the Purchasing Agent to issue the following Purchase Orders: 1) a \$37,695 Purchase Order to Pinkerton Systems Integration; 2) a \$47,200 Purchase Order to Johnson Controls; 3) a \$68,975 Purchase Order to Seeley Brothers; 4) Purchase Orders totaling \$88,114 to Murray Company; and 5) Purchase Orders totaling \$326,360 to Morrow Meadows Corporation; for completion of corrective work at the Arrowhead Regional Medical Center.

BACKGROUND INFORMATION: The likelihood of additional work being required by the regulatory agencies was discussed with the Board prior to closing the general construction contract in December, 1998. In order to receive the approvals necessary to meet the projected opening date in March, corrective work would need to begin as soon as it was identified. It was anticipated that this would involve multiple individual items of work, so it was determined that the most efficient method of completing the work would be to issue purchase orders to the subcontractors that had been responsible for the original construction. Because of their familiarity with the project, this would allow for a continuity of work as well as protection of the existing warranties. This would also be the most cost effective, since it would not incur the General Contractor's overhead or delay costs. As the scope of the work became more clearly defined, it was again reviewed with the Board in the April/May project status briefing. The Board of Supervisors has recently adopted an ordinance changing the way purchase orders/contracts are administered. Even though the ordinance is not yet in effect, staff is bringing these items to the Board in compliance with the ordinance.

The work remaining to be completed by Pinkerton Systems Integration, includes primarily the connection of new door locking devices and the reprogramming of the security system to accommodate and acknowledge these devices. These new locking devices, which resolved the security versus life safety issues, were installed as replacements for the originally specified magnetic locks which were removed as required by Title 24 of the California Code of Regulations.

The work completed by Johnson Controls, Inc. includes operation and technical support services for the Facilities Management System and the Fire Alarm System. These integrated systems were installed as part of the original contract by Johnson Controls. These services assisted the facility maintenance staff through the very difficult transitional period prior to patient care.

Record of Action of the Board of Supervisors

AUTHORIZE ISSUANCE OF PURCHASE ORDERS TO PINKERTON SYSTEMS INTEGRATION; JOHNSON CONTROLS; SEELEY BROTHERS; MURRAY COMPANY; AND MORROW MEADOWS CORPORATION; FOR COMPLETION OF CORRECTIVE WORK AT THE ARROWHEAD REGIONAL MEDICAL CENTER

August 31, 1999

Page 2 of 2

The work to be completed by Seeley Brothers includes supplying and installing electrified locking devices in various locations throughout the facility. The original design included magnetic locks which were removed as noted above. Seeley Brothers worked with the construction team and the OSHPD Fire Marshal to determine the appropriate devices to achieve the level of security required by the facility, while at the same time meeting the applicable fire codes. These devices have been delivered and the installation process has begun.

The work completed by Murray Company is primarily related to facility operation. The largest individual cost resulted from the installation of isolation valves at the pressure reducing stations located in the Nursing Tower, D&T/Clinic Building, and the Mental Health Building. These valves enable the stations to be repaired or serviced while maintaining adequate domestic water flow to each of the buildings. Murray Company also installed a drainage pumping system in the mechanical piping vault; an additional steam trap in the kitchen; modified the boiler feed pumps; and installed the piping for the new landscape irrigation pump.

The Medical Center is constructed with an emergency power system capable of providing equipment power, egress lighting, and task lighting, for a minimum of 72 hours. The final reviews conducted by the regulatory agencies and the Medical Center staff identified a number of locations where emergency power outlets were necessary to allow for continued patient care during an emergency. They also identified a number of locations that required egress lighting or task lighting to remain operational during an emergency. Morrow Meadows Corporation, the original project subcontractor, modified the circuits at the existing locations and installed new circuits at the additional locations to complete this corrective work. Morrow Meadows also added fire alarms, smoke detectors, and modified the function of the access control systems during fire alarm conditions, all of which were required by Title 24. Overall, Morrow Meadows completed fifteen individual categories of work, which also included: improving the grounding of a number of pieces of medical equipment to meet the strict code requirements for equipment located within reach of patients; and providing the conduit and wiring related to the electric lock and auto door revisions discussed above.

REVIEW BY OTHERS: This item has been coordinated with John Giblin, Deputy Administrative Officer, County Administrative Office; Aurelio DeLaTorre, Director, Purchasing Department; and approved as to form by Jean-Rene Basle, Deputy County Counsel.

FINANCIAL IMPACT: These projects were included in the cost estimates given to the board in December 1998 for the close-out of the Arrowhead Regional Medical Center.

SUPERVISORIAL DISTRICT(S): All.

PRESENTER: Carl R. Alban, Senior Project Manger